



## T-PCHC MINUTES

The Tucson-Pima County Historical Commission (T-PCHC) met in the Mayor and Council Conference Room, City Hall, 1<sup>st</sup> floor, 255 West Alameda, Tucson, Arizona, at 12:11 p.m. on Wednesday, January 9, 2007.

### 1. Call to Order / Roll Call

#### Members Present:

Norma Niblett, Vice Chair	Sandee Brooke
Sybil Needham	Sharon Chadwick
Joe Joaquin	Gerald Juliani
Patsy Waterfall	Annette Campbell
Kathy Nabours	Bettina Lyons
Demion Clinco	Sarah Herr
Gal Witmer (arrived at 12:15 p.m.)	

#### Members Absent:

Teresita Majewski, Chair	Steven Herzog
Mark Insley	Peter Booth
Albert Guidero	Renee RedDog

#### Others Present:

James Glock	Director, City of Tucson Department of Transportation
Marty McCune	Historic Preservation Program Manager, City of Tucson Urban Planning and Design
Linda Mayro	Cultural Resources Manager, Pima County Cultural Resources and Historic Preservation Office
Jonathan Mabry	Staff Member, City of Tucson Urban Planning and Design
Draigg Phillips	Recording Secretary, City of Tucson City Clerk's Office

## **2. Consent Agenda**

- A. Approval of Minutes of November 14, 2007, and December 12, 2007
- B. Approval of Plans Review Subcommittee Actions from the meetings of:
  - 1. December 13, 2007

It was moved by Commissioner Waterfall, duly seconded, and carried by a voice vote of 12 to 0 (Terry Majewski, Steven Herzog, Mark Insley, Peter Booth, Albert Guidero, Gal Witmer, and Renee RedDog absent) to approve the Consent Agenda.

## **3. Chairperson's Summary of Current Events**

Vice Chair Niblett reported that Commissioner Campbell had been appointed to represent the TPCHC on the Centennial Park Project Steering Committee.

## **4. Removal/Appointments to Committees and to T-PCHC Subcommittees**

No appointments or removals were made at this time.

## **5. Reports from City and County Staff**

- A. City of Tucson Historic Preservation Program Manager (Marty McCune)

Marty McCune reported:

- 1. She passed out a listing of the Properties Listed on the National Register of Historic Places (current through December 2007). The list was broken down by National Register Districts and individually listed properties.
- 2. A meeting had been held regarding the Oracle Area Revitalization Plan. A historic survey would be conducted, which would be used during the planning process.
- 3. A meeting would be held with representatives from the Arizona Department of Transportation (ADOT) and Desert Archaeology regarding the documentation for the Sangin warehouse.
- 4. The T-PCHC Plans Review Subcommittee would be discussing the market that was planned for the Old Depot.
- 5. Documentation was completed and submitted for the Heritage Fund grant application for the roof repair on the Santa Cruz Church.
- 6. The remaining U.S. Geological Survey (USGS) buildings at Udall Park had been secured using fencing, plywood, and security lighting.
- 7. Work progressed to select a consultant for the Ft. Lowell Master Plan project.
- 8. A historical assessment would be conducted as part of the Grant Road Corridor Study. One was done in 1990 that could be updated.

9. A meeting was held with representatives of the Tohono O'odham Nation regarding the design of the S-cuk şon area as part of the Tucson Origins Heritage Park.

B. Pima County Cultural Resources Manager (Linda Mayro)

Linda Mayro reported:

1. Ongoing construction projects included some restoration at Canoa Ranch, work on the Cowboy house at Empirita Ranch, and improvements at San Pedro Chapel.
2. The Canoa segment of the Anza Trail was completed recently and dedicated on December 15, 2007.
3. The Dunbar School rehabilitation plans were progressing. One issue that held things up regarded the easement that was vacated by the City around 1940 that was never fully resolved. Pima County was working with the City's Real Estate Office and hoped to bring it before the Mayor and Council soon.
4. The Pima County Bond election was not likely to occur during 2008. Ms. Mayro passed out a list of the recommended projects to be funded. The Bond Advisory Committee would be meeting on January 18, 2008, to review open space requests, historic preservation requests, and requests in the Davis-Monthan area.
5. A meeting was planned with the Pima County Planning Department to discuss revising the codes surrounding the County's Historic Zone Ordinance.

C. Tucson Department of Transportation Director (Jim Glock or TDOT Staff)

Jim Glock reported:

1. The alignment of the Downtown Links roadway was being adjusted in the area of the railway because of some railroad requirements. This might result in fewer impacts to the buildings in the warehouse district.
2. ADOT was requiring the buildings they own in the warehouse district be offered up for purchase via the auction process. They were not allowing the City to purchase them and then offer them for direct sale to the current tenants. An option was for the City to rezone the area and put conditions on the properties, requiring they maintain their historic nature. It was suggested the City purchase the properties and then rent them to the tenants with a long-term lease. The problem was there was no City funding to do this.
3. The Five Points project was progressing.
4. The 22<sup>nd</sup> Street Regional Transportation Authority (RTA) Corridor Project had begun. This would be between Tucson Boulevard and I-10. The

consultant team had begun contacting the neighborhood associations and historic neighborhoods surrounding this area.

5. The Modern Streetcar Project was progressing. The comment period regarding the environmental impact assessment would be opened up soon.
6. The Plans Review Subcommittee would be looking at the plans to demolish the Romero home on South Grande in relation to the construction of a roundabout at what is currently Clearwater and Grande. Although the building was old, there was no indication it held any historic value.
7. Some Grant Road Segment workshops would be held on January 14, 16, and 17, 2008. Although the complete historic assessment would not be finished by that time, this would be an opportunity to ask questions. The Modern Architecture Preservation Program had identified several potentially historic properties along the Grant Road Corridor.

## **6. T-PCHC Subcommittee/Other Committee and Task Force Status Reports**

### **A. T-PCHC Ordinance Revision Subcommittee (Sharon Chadwick)**

Commissioner Chadwick reported that she and Commissioners Brooke, Witmer, and Clinco would serve on this subcommittee.

### **B. T-PCHC Plans Review Subcommittee (Terry Majewski)**

No report was given.

### **C. T-PCHC Rules and Regulations Subcommittee (Sandee Brooke)**

No report was given.

### **D. T-PCHC Transportation Subcommittee (Sharon Chadwick)**

No report was given.

### **E. Downtown Links Citizens Advisory Committee (Gerald Juliani)**

Commissioner Juliani reported that he had been shown a tentative alternate plan for the Downtown Links project within the warehouse district. This plan would have the road go north of the Citizens and Steinfelds Warehouses. This would preclude any impact on the north retaining walls of the Stone Avenue underpass as we previously planned. This would necessitate the demolition of two warehouses north of this area, but they were not contributors to the historic district.

F. Downtown Neighborhoods and Residents Council (Terry Majewski)

No report was given.

G. T-PCHC Preservation Awards Subcommittee (Patsy Waterfall)

The date for the Preservation Awards Ceremony had been set for May 4, 2008, and planning would likely begin in February.

**7. Tucson Preservation Foundation Update (Sharon Chadwick)**

Commissioner Chadwick handed out invitations to the next meeting to be held on January 27, 2008. She said one of the Foundation's purposes would be to raise money that the Commission could not raise, in order to support functions and projects for the Commission. She encouraged all to attend and lend their support to the Foundation.

**8. Planning for T-PCHC Involvement in 2008 Statewide Preservation Conference (Sarah Herr)**

No report was given.

**9. Tucson Post-World War II Residential Subdivision Development 1945-1973 Debbie Abele, Akros)**

Debbie Abele gave a presentation about the project to identify and categorize the residential subdivision development following World War II up until 1973. She reviewed the different types of construction and landscaping that progressed over this period and what distinguished one style from another. This was done by preparing five historic context reports:

- Growth of the Tucson Metropolitan Area, 1947-1973
- Post WWII Subdivision Development, 1947-1973
- Residential Subdivision Development
- Residential Architectural Styles
- Residential Landscape Design

Ms. Abele went over the recommendations that came out of this project and how to use the information that had been discovered. It was recommended that when any of the subdivisions were considered for National Register nomination that they meet more than one criteria or association. These could be associations with history, architecture, the landscape, a famous citizen developer, or other such criteria. She also said considerations should be based on the time a particular subdivision was developed.

A few copies of the written report were handed out; it was also available online at:

[http://www.tucsonaz.gov/planning/newslinks/wwii\\_102207.pdf](http://www.tucsonaz.gov/planning/newslinks/wwii_102207.pdf)

**10. Commissioners' Summary of Current Events**

Vice Chair Niblett read a letter from Dave Devine thanking the Commission for the support that had been given for the project conducted by Jim Ayres to catalog old Tucson newspaper stories.

Commissioners Chadwick and Brooke presented a baby gift to Commissioner Witmer, noting she was the first active Commissioner to have a baby.

**11. Call to the Audience**

No one spoke.

**12. Future Agenda Items**

No specific items were discussed.

**13. Adjournment**

Meeting was adjourned at 1:30 p.m.